



# Standard Features



VITALE HOMES

## Quality Assurance Features

- ✓ 2-10 Home buyer (1-Year Workmanship/2-Year Systems/10-Year Structural Coverage)
- ✓ Boracare termite treatment with \$1,000,000 damage replacement Warranty
- ✓ Pest control tubing systems in the walls
- ✓ Lifetime limited warranty architectural roof shingles
- ✓ Energy efficient Low-E dual pane windows
- ✓ R38 insulation in ceilings
- ✓ R11 Foam Injected insulation in Block Wall
- ✓ R4.1 Foil Insulation
- ✓ House wrap extra layer of protection for moisture control
- ✓ 3000-PSI wire mesh reinforced concrete slab foundation with steel reinforcement for superior structural strength

## Exterior Features

- ✓ Sherwin-Williams® 2-step exterior paint system
- ✓ Upgraded Florida friendly landscaping package with Floratam Sod
- ✓ 6" Facia with 16" Overhang Soffit
- ✓ Programmable irrigation system with rain gauge
- ✓ 8' fiberglass door with glass insert-per plan
- ✓ Kwikset satin nickel handle set and dead bolt
- ✓ Reinforced Steel raised-panel garage door with decorative metal hinges
- ✓ Finished interior garage
- ✓ Air Handler mounted in recessed ceiling of garage per plan
- ✓ Three GFCI exterior outlets
- ✓ Pre-wired for garage door opener
- ✓ Aluminum hurricane shutters

- ✓ 7' or 8' garage door height, as per plan
- ✓ Coach lights
- ✓ Concrete entry and covered lanai per plan
- ✓ Decorative mailbox per community specs

## Interior Features

- ✓ Mohawk 18 x 18 ceramic tile floors in all wet areas with anti-fracture underlayment protection to minimize cracking
- ✓ Sherwin-Williams® Eco Friendly paint with white trim & ceilings throughout home
- ✓ Rounded drywall corners beads
- ✓ Knock down textured ceilings
- ✓ Door way arches, per plan
- ✓ Decorative raised-panel arch doors with satin, nickel finish hardware
- ✓ Oversized colonial base board 5 ¼" and trim to add a sophisticated and stylish look
- ✓ Carrara marble window sills
- ✓ 2" designer blinds
- ✓ 15 Seer Eco-friendly high efficiency heating and air conditioning system
- ✓ Programmable thermostat
- ✓ Mohawk carpet with 7/16" pad throughout home
- ✓ AO Smith energy-efficient 40 gallon water heater
- ✓ Framing 16" on center
- ✓ 9'4" or 10" high ceiling height, as per plan
- ✓ Water Softener loop pre-plumbed
- ✓ Swing Doors ILO Bi-fold doors, per plan



The specific features in a home may vary from home-to-home and from Community-to-Community. Plans, prices, specification, including features and available options are subject to change without notice.

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## Home Wire System

- ✓ Pre-wired for security – Full Security, including motion detector & pad
- ✓ Pre-wire for ceiling fans in all bedrooms, family room and lanai
- ✓ Telephone outlets in kitchen and all bedrooms
- ✓ Cable television outlets in family room and all bedrooms
- ✓ Recessed lighting, per plan
- ✓ Light Package, per plan

## Kitchen Features

- ✓ 42" cabinets with flat panel doors and crown molding
- ✓ Granite Level 1 countertops with 4" backsplash
- ✓ Kenmore Energy Star white or black 5.3 cu-ft ceramic top range
- ✓ Kenmore Energy star white or black built in dishwasher
- ✓ Kenmore Energy Star white or black built in 1.5 cu ft microwave
- ✓ Refrigerator space pre-plumbed for ice maker
- ✓ Double bowl stainless steel sink with 1/3 horsepower disposal
- ✓ Moen® Arbor Brushed Nickel single-lever faucet with pull out sprayer

## Bathroom Features

- ✓ Spacious wood cabinets
- ✓ 13"x13" wall tile in master and secondary bathroom(s)
- ✓ Granite countertops with white oval sink
- ✓ Royal Livingstone Garden tub in master bathroom per plan
- ✓ Kohler Sterling tub in all the secondary bathrooms
- ✓ Clear glass with Brushed Nickel frame shower enclosure per plan
- ✓ Moen® Eva Brushed Nickel plumbing fixtures
- ✓ Kohler sterling water conservation elongated seat commode
- ✓ Full-width mirror
- ✓ 36" mirrored medicine cabinet
- ✓ Brushed Nickel towel bar and paper holder

## Utility Room Features

- ✓ Utility sink in laundry room
- ✓ Pre-Plumbing for full size washer and dryer



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